

I N D E XTorrance City Council - December 16, 1986

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Adjournment at 11:37 p.m. to December 23, 1986, 5:30 p.m.

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Peggy Laverty
Minute SecretaryCity Council
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MINUTES OF A REGULAR MEETING
OF THE TORRANCE CITY COUNCIL

OPENING CEREMONIES:

1. CALL TO ORDER:

The Torrance City Council convened in a regular meeting on Tuesday, December 16, 1986, at 5:30 p.m., in the Council Chambers at Torrance City Hall.

2. ROLL CALL:

Present: Councilmembers Applegate, Hardison, Mock, Nakano, Walker, Wirth and Mayor Geissert.

Absent: None.

Also present: City Manager Jackson, City Attorney Remelmeyer, and Staff representatives.

3. FLAG SALUTE AND INVOCATION:

Management Assistant Dan McClain led in the salute to the flag.

The invocation for the meeting was provided by Dr. Donald E. Wilson.

STANDARD MOTIONS:

4. APPROVAL OF MINUTES:

MOTION: Councilman Applegate moved to approve the City Council minutes of November 18, 1986, as recorded. His motion, seconded by Councilman Wirth, carried unanimously by roll call vote.

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5. MOTION TO WAIVE FURTHER READING:

Councilman Applegate MOVED that after the City Clerk has assigned a number and read title to any resolution or ordinance on tonight's agenda, the further reading thereof be waived, reserving and guaranteeing to each Councilmember the right to demand the reading of any such resolution or ordinance in regular order. His motion was seconded by Councilwoman Hardison, and carried unanimously by roll call vote.

6. WITHDRAWN OR DEFERRED ITEMS:

15c. REQUEST OF GROUP W REGARDING TRANSFER OF TORRANCE CABLE TELEVISION FRANCHISE.

15d. STAFF REPORT - WESTINGHOUSE CORPORATION TRANSFER OF GROUP W STOCK:

City Manager Jackson noted receipt of a request from Century Southwest Cable for continuance of the above items. It was the recommendation of City Attorney Remelmeyer that these matters be considered early in this evening's deliberations. There were no objections and Mayor Geissert so ordered.

* * *

City Attorney Remelmeyer recommended that the Council adjourn this meeting to 5:30 p.m. (rather than the usual 7:00 p.m.) on December 23, for purposes of an Executive Session.

* * *

7. COUNCIL COMMITTEE MEETINGS:

Community Planning and Design
December 23, 1986 - 4:30 p.m. (tentative hour)
Subject: Bartlett Senior Citizen Center
Reconstruction.

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8. COMMUNITY MATTERS:8a. RETIREMENT PLAQUE CHARLOTTE TUCKER:

Mayor Geissert, on behalf of her colleagues on the Council, presented a plaque honoring Ms. Charlotte Tucker, Senior Typist Clerk, upon the occasion of her retirement from the City.

This recognition was accepted with sincere appreciation by Ms. Tucker.

8b. PROCLAMATION declaring December 24, 1986 through January 4, 1987 as "The Greater Los Angeles Chapter National Safety Council's Program of Drunk Driver Awareness" week.

SO PROCLAIMED by Mayor Geissert.

Considered out of order --

15c. REQUEST OF GROUP W REGARDING TRANSFER OF TORRANCE CABLE TELEVISION FRANCHISE:

(Court Reporter's transcript on file).

Mayor Geissert announced that this was the time and place for the public hearing on Item 15c, the request by Group W to transfer the Torrance cable TV franchise to Century Southwest Cable Television, Inc..

Mayor Geissert invited Dr. Leonard Tow, President of Century Communications Corporation, to address the Council regarding his correspondence of December 11, 1986, requesting a further continuance of this matter.

Following Dr. Tow's comments, City Attorney Remelmeyer recommended that the hearing proceed, as scheduled, at this time. There were no objections voiced by the Council, and it was so ordered by Mayor Geissert.

Mayor Geissert then set forth the established procedure in hearing such matters. Substantial testimony was received into the record, following which the hearing was formally closed by way of a motion to that effect by Councilman Applegate, with a second by Councilman Walker, and unanimous roll call vote.

Following extensive discussion and due consideration, Council action was ultimately taken as is indicated below.

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MOTION: Councilman Applegate moved to DENY the request of Group W and Century for the transfer of the Torrance Cable Television Franchise. His motion was seconded by Councilman Wirth and, subsequent to further discussion, carried by way of the following roll call vote:

AYES: COUNCILMEMBERS: Applegate, Hardison, Mock,
Nakano, Wirth and Mayor
Geissert.

NOES: COUNCILMEMBERS: Walker.

NOTE

A COURT REPORTER'S TRANSCRIPT IS AVAILABLE ON THIS AGENDA ITEM, AND IS HEREBY INCORPORATED BY REFERENCE IN THESE MINUTES.

15d. STAFF REPORT - WESTINGHOUSE CORPORATION TRANSFER OF GROUP W STOCK:

Mayor Geissert announced that this was the time and place for consideration of Item 15d, the request by Group W for approval of the transfer and sale of stock from Westinghouse Broadcasting Corporation to a Consortium of five cable companies.

City Attorney Remelmeyer advised that a review of certain documentation has revealed the need to resolve substantial problems before the Council can consider the question of approval of transfer of the Group W stock. Accordingly, Mr. Remelmeyer recommended that Agenda Item 15d, be continued to a future undetermined date.

MOTION: Councilman Wirth moved to continue Agenda Item 15d, Westinghouse Corporation Transfer of Group W Stock. His motion was seconded by Councilman Walker, and roll call vote proved unanimously favorable.

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The Council now returned to its regular agenda order.

9. LIBRARY/PARKS AND RECREATION MATTERS:

9a. COMPLETION OF SOCCER FIELD PARKING LOT LIGHTING AT COLUMBIA PARK:

RECOMMENDATION OF PARKS AND RECREATION DIRECTOR:

The Parks and Recreation Department recommends that your Honorable Body accept the lighting system contract C-2670 for soccer field and parking lot lighting at Columbia Park as completed, and approve final payment to the contractor.

MOTION: Councilman Walker moved to concur with the above stated staff recommendation on Item 9a. His motion was seconded by Councilman Applegate, and roll call vote was unanimously favorable.

9b. COMPLETION OF WALKWAY/SECURITY LIGHTING SYSTEMS AT TORRANCE AND HICKORY PARKS:

RECOMMENDATION OF PARKS AND RECREATION DIRECTOR:

The Parks and Recreation Department recommends that the City Council accept the lighting systems contract C-2660 for walkway/security lighting at Torrance and Hickory Parks as completed, and approve final payment to the contractor.

MOTION: Councilman Nakano moved to concur with the recommendation of the Parks and Recreation Director on Agenda Item 9b. His motion, seconded by Councilman Walker, carried unanimously by roll call vote.

10. TRANSPORTATION/PUBLIC WORKS MATTERS:

10a. DIAL-A-LIFT AGREEMENT WITH THE CITIES OF REDONDO BEACH AND LOMITA:

RESOLUTION NO. 86-287

A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF TORRANCE AUTHORIZING EXECUTION
OF A TWO-YEAR AGREEMENT WITH THE CITIES
OF REDONDO BEACH AND LOMITA FOR THE
PROVISION OF DIAL-A-LIFT SERVICES

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MOTION: Councilman Nakano moved to adopt Resolution No. 86-287. His motion, seconded by Councilman Walker, carried unanimously by roll call vote.

RESOLUTION NO. 86-288

A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF TORRANCE ESTABLISHING FARES FOR
THE TORRANCE TRANSIT DIAL-A-LIFT SERVICE

MOTION: Councilman Nakano moved for the adoption of Resolution No. 86-288. This motion was seconded by Councilman Walker, and carried by unanimous roll call vote.

10b. ARCHITECT'S AGREEMENT RE GENERAL AVIATION CENTER:

RECOMMENDATION OF DIRECTOR OF TRANSPORTATION:

The Director of Transportation recommends that your Honorable Body adopt the Resolution which approves the Agreement between the City of Torrance and the architectural firm of Wendell Mounce & Associates to provide design development drawings and construction documents for the General Aviation Center at Torrance Airport.

Chairman of the Airport Commission, Mr. Jack LeResche, 3634 West 228th Street, was present to request that this matter be continued to allow an opportunity for further review prior to submittal of the item to the Council.

It was the suggestion of City Manager Jackson that there be a full staff presentation to Council when the matter is returned.

MOTION: Councilman Nakano moved to continue Agenda Item 10b, to the City Council meeting of January 6, 1987, 5:30 p.m. The motion was seconded by Councilman Wirth.

Prior to roll call vote on the motion, individual Councilmembers indicated their desire for further clarification and expansion of design aspects, particularly as related to the proposed maintenance area. An alternate proposal for a separate location for the maintenance area was also requested.

Roll call vote on the above motion was unanimously favorable.

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12. PLANNING AND ZONING MATTERS:12a. RESOLUTION ADOPTING FINDINGS AND DENYING CONDITIONAL USE PERMIT 86-25, TACO BELL CORP:RESOLUTION NO. 86-289

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE MAKING CERTAIN FINDINGS AND DENYING THE APPLICATION OF THE TACO BELL CORPORATION FOR A CONDITIONAL USE PERMIT TO OPERATE A RESTAURANT IN THE C-4 ZONE ON PROPERTY LOCATED ON THE NORTH SIDE OF PACIFIC COAST HIGHWAY, APPROXIMATELY 450' EAST OF CRENSHAW BOULEVARD (ROLLING HILLS SHOPPING CENTER)

CUP 86-25: TACO BELL CORPORATION

MOTION: Councilwoman Hardison moved to adopt Resolution No. 86-289. Her motion was seconded by Councilman Applegate, and carried by way of the following roll call vote:

AYES: COUNCILMEMBERS: Applegate, Hardison, Mock, Wirth and Mayor Geissert.

NOES: COUNCILMEMBERS: Nakano and Walker.

15. HEARINGS:15a. CUP 86-54, D 86-14: FRED HENRY:

Mayor Geissert announced that this was the time and place for City Council consideration of an administrative appeal of a Planning Commission approval of a Conditional Use Permit and a One-Lot Subdivision to allow the construction of a two-unit residential condominium in the R-2 zone at 1903 Gramercy Avenue. CUP 86-54, D 86-14: FRED HENRY.

Proof of publication was provided by City Clerk Wilson, and it was filed without objection.

During the staff presentation by Planning Associate Gibson, it was noted that the Planning Department recommends a continuation of the request; the Planning Commission recommends denial of the appeal and approval of the request.

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Councilman Mock advised that his appeal of the subject proposal was registered because the Council Community Planning and Design Committee is studying the area and guidelines are being developed -- it was Mr. Mock's recommendation that a decision on this matter be postponed until those guidelines are established.

The proponent, Mr. Fred Henry, 2725 Via la Selva, Palos Verdes Estates, reviewed features inherent in his design relating to the quality of the project, parking, storage, density, and appearance. Mr. Henry submitted, for the record, the following documentation indicating approval of his proposal --

- o Letter dated November 15, 1986, from Loicine Canell, 1827 Gramercy;
- o Petition containing some 36 signatures; and,
- o Letter dated December 15, 1986, from Dean Neidhardo, 1815 Gramercy.

It was Mr. Henry's request that the Council take action on this case tonight, rather than continuing the matter as suggested.

Next to speak from the audience was Ms. Doris Ward, 1919 1/2 Gramercy, who indicated her concurrence with the subject project.

Mr. Mike Williams, 110 Vista Del Mar, #102, Redondo Beach, General Contractor for these units, deemed this a quality project and specifically addressed density and open space considerations for this particular proposal.

There being no one else in the audience who wished to speak, Councilman Walker moved to close the hearing. His motion was seconded by Councilman Applegate, and roll call vote was unanimously favorable.

Noting the favorable recommendation of the Planning Commission, the significant number of added parking spaces represented by this project, and general neighborhood approval, Councilman Walker offered the following --

MOTION: Councilman Walker moved to concur with the recommendation of the Planning Commission for denial of the appeal and approval of CUP 86-54 AND D 86-14. His motion was seconded by Councilman Applegate.

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A SUBSTITUTE MOTION was offered by Councilwoman Hardison to continue Item 15a (CUP 86-54 AND D 86-14) until the guidelines and standards as recommended by the Community Planning and Design Committee regarding R-2 40-foot lots are considered by the full Council. Her motion was seconded by Councilman Mock.

During ensuing Council discussion, there were some expressions of concern regarding the density of the proposed project, Mayor Geissert's concerns specifically centering around the size of the rear unit.

The above SUBSTITUTE MOTION carried by way of the following roll call vote:

AYES: COUNCILMEMBERS: Hardison, Mock, Nakano,
Wirth and Mayor Geissert.

NOES: COUNCILMEMBERS: Applegate and Walker.

Planning Associate Woodward advised that the Council Committee report is tentatively scheduled to come before Council at its January 6, 1987 meeting.

15b. HOTEL/MOTEL SPECIAL STUDY REPORT AND RECOMMENDATIONS:

Mayor Geissert announced that this was the time and place for a hearing on the matter of a special study report and recommendations on Hotel/Motel Standards.

Proof of publication was provided by City Clerk Wilson and was filed without objection.

Staff presentation was provided by Planning Associate Woodward, with added clarification and expansion of the staff report offered by Planning Assistant Pryor.

Audience input was invited by Mayor Geissert. There being no response, Councilman Applegate moved to close the hearing. His motion was seconded by Councilwoman Hardison, and roll call vote was unanimously favorable.

MOTION: Councilman Mock moved to concur with the recommendation of the Planning Department/Planning Commission for adoption of the ordinance as proposed. His motion was seconded by Councilman Wirth and no objections were voiced.

At the request of Mayor Geissert, City Clerk Wilson assigned a number and read title to --

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ORDINANCE NO. 3179

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING AND ADDING VARIOUS SECTIONS OF DIVISION 9, OF THE TORRANCE MUNICIPAL CODE REGULATING THE PARKING REQUIREMENTS FOR HOTELS AND MOTELS, AND DESIGNATING THE ZONES IN WHICH HOTELS AND MOTELS MAY BE PLACED

MOTION: Councilman Mock moved to approve Ordinance No. 3179 at its first reading. His motion was seconded by Councilman Wirth, and carried by way of the following roll call vote:

AYES: COUNCILMEMBERS: Applegate, Hardison, Mock, Nakano, Wirth and Mayor Geissert.

NOES: COUNCILMEMBERS: Walker.

Councilman Walker indicated his concurrence with all aspects of the report and the accompanying ordinance except for the zoning criteria set forth.

15c. TRANSFER OF CABLE TV FRANCHISE:

See Pages 3 and 4.

15d. TRANSFER OF GROUP W STOCK:

See Page 4.

17. ADMINISTRATIVE MATTERS:

17a. EXECUTIVE SESSION:

See Pages 14 and 15.

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17b. COMPLETION AND FINAL PAYMENT FOR THE CONSTRUCTION OF FIRE STATION #6:

RECOMMENDATION OF CONTRACT ADMINISTRATION COORDINATOR:

That the work be accepted and final payment be made to the general contractor, Leonard V. Bouas Construction Co., Inc.

FINANCE NOTE:

A complaint has been filed with the California Department of Industrial Relations relative to wage rates paid by a subcontractor on this project. We will withhold the required amount of \$1,150.00 from the final payment to our prime contractor until a release from the State is received. This will have no effect on acceptance of the project by the City.

MOTION: Councilman Applegate moved to concur with the above stated recommendation, including the FINANCE NOTE, on Agenda Item 17b. His motion was seconded by Councilwoman Hardison, and roll call vote was unanimously favorable.

17c. REPORT OF THE CITY COUNCIL PUBLIC SAFETY COMMITTEE REGARDING STAFF RECOMMENDATIONS ON THE HANDLING OF HAZARDOUS MATERIALS:

Agenda item received and ordered filed, there being no objection.

17d. PAYMENT OF OUTSTANDING LITIGATION COSTS:

RECOMMENDATION OF CITY ATTORNEY:

It is recommended that the current unpaid bills listed in the agenda material on this item be approved for payment.

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FINANCE NOTE:

Funding for these costs is available as follows:

From Airport Fund Budget including S.O.A.P. and Peninsula Aviation	\$ 14,931.25
From General Fund City Attorney's professional services budget-all other items	112,137.86
Total	\$127,069.11

Council has previously indicated that Cable TV litigation should be funded from Cable revenues. However, for 1986-87, CATV franchise fee revenue has been fully appropriated for City administration and control, while the cable generated Utility Users' Tax has been incorporated into the General Operating Budget or reserved for the Cultural Arts Center. Therefore, the \$58,781.53 (Nutter, Bird) above for Cable TV litigation is included with the General Fund items.

CITY MANAGER'S NOTE:

The City Manager recommends the City Council modify the City Attorney's budget to include a position of Legal Office Manager. The position would have responsibility of contract administration, scheduling and budgeting. Contracts for legal services will total approximately \$762,000 for 1986. It is important that a close control be placed on these contracts and that the consultants be required to give timely updates and billing information. Such a position would be the key to accomplishing this end.

Annual cost of the position including salary and benefits is estimated to be \$56,000 per year. First year appropriation would be \$28,000. It is recommended that your Honorable Body concur in the proposed position and direct the City Attorney and City Manager to return to you with the necessary job description and appropriation.

MOTION: Councilman Applegate moved to concur with the staff recommendation on Agenda Item 17d, adding payment as specified in the SUPPLEMENTARY MATERIAL, of record, of \$60,000 to the law firm of Miller and Young for work on the Cable TV litigation.

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The motion was seconded by Councilman Mock, and roll call vote was unanimously favorable.

Attention was then directed to the City Manager's NOTE (Page 12). Councilman Applegate requested that a report from the City Attorney's office, with accompanying recommendation, be submitted prior to Council authorization of the additional position noted by the City Manager. There were no objections, and it was so ordered.

20. CONSENT CALENDAR:

- 20a. RELEASE OF SUBDIVISION BONDS - TRACT NO. 42926
 SUBDIVIDER: Eugene Schiappa Construction, Inc.
 ENGINEER: Triad Engineering
 LOCATION: 2701-2709 Gramercy Avenue
 NO. OF LOTS: 1/9 unit condominium

RECOMMENDATION OF CITY ENGINEER:

The Engineering Department recommends that the subject bonds be released.

MOTION: Councilman Applegate moved to concur with the recommendation of the City Engineer on Agenda Item 20a. His motion was seconded by Councilman Walker, and roll call vote was unanimously favorable.

* * *

At 11:11 p.m., the City Council convened as Redevelopment Agency of the City of Torrance, adjourning as Redevelopment Agency and returning to the Council agenda at 11:12 p.m.

* * *

22. ORAL COMMUNICATIONS:

- 22a. Councilwoman Hardison expressed her appreciation for the Quarterly Reports submitted by various departments throughout the City.

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22b. Councilman Mock commended the community spirit evidenced in Holiday decorations in residential sectors of the City, and requested that thought be given in future years to decorating the Civic Center complex area.

22c. Mr. Clint Euel(?), 137 Paseo de Granada, related an incident involving a private building contractor on Paseo de Granada this date, and his belief that a Police report should have been taken. Police Chief Nash will look into the matter.

The Council now returned to --

17a. EXECUTIVE SESSION:

Mayor Geissert read the following statement into the record:

The City Council will now recess to closed session for the purpose of conferring with the City Attorney regarding the following pending litigation cases to which the City is a party. The authority for holding a closed session for this purpose is contained in the provisions of Government Code Section 54956.9(a).

1. City of Torrance vs. Fred Smith, et al, Los Angeles Superior Court Case No. C620563.

The sale of City-owned property known as the Sonoma Sump to Storm Industries. This property is located at Maple Avenue and Sonoma Avenue. This closed session is being held pursuant to the provisions of Government Code Section 54956.8.

The City Council will also recess to closed session to confer with the City Manager regarding salaries, salary schedules and compensation for certain employee groups. The authority for holding a closed session for this purpose is contained in Government Code Section 54957.6.

At 11:21 p.m., the City Council recessed to Executive Session, returning at 11:35 p.m., to take the following action.

Assistant City Manager Ng advised that the Land Management Team and the City Engineer request the City Council approve Storm Industries, as buyer of property (Sonoma Sump), to proceed with the storm drain design and development, and that cost of such a

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storm drain system be deducted from the sale price of the property.

Councilman Applegate SO MOVED. His motion was seconded by Councilman Walker, and roll call vote was unanimously favorable.

At the request of Mayor Geissert, City Clerk Wilson then assigned a number and read title to --

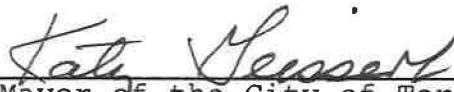
ORDINANCE NO. 3180

ORDINANCE OF THE CITY COUNCIL OF THE
CITY OF TORRANCE SETTING FORTH THE
WAGES, HOURS, AND WORKING CONDITIONS
FOR DEPUTY CITY ATTORNEYS

MOTION: Councilman Walker moved to approve Ordinance No. 3180, at its first reading. His motion, seconded by Councilwoman Hardison, carried unanimously by roll call vote.

At 11:37 p.m., the meeting of the City Council was formally adjourned to Tuesday, December 23, 1986, 5:30 p.m.

#



Mayor of the City of Torrance



Clerk of the City of Torrance

Peggy Laverty
Minute Secretary

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